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CITY ATTORNEY

AFFIX I.R.S. \$ _____ IN THIS SPACE

Corporation Quitclaim Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

LA GRANADA WATER COMPANY

a corporation organized under the laws of the state of **California**

hereby REMISES, RELEASES AND QUITCLAIMS to

THE CITY OF RIVERSIDE

~~the rights, rights of way and easements~~

~~subject to the terms thereof and to the provisions of paragraph (c) of Section 3 of the Waterworks System Acquisition Agreement 1961, dated the 28th day of December 1961, by and between the City of Riverside and the La Granada Water Company, as set forth on the schedule attached hereto and by this reference made a part hereof.~~

the rights, rights of way and easements subject to the terms thereof and to the provisions of paragraph (c) of Section 3 of the Waterworks System Acquisition Agreement 1961, dated the 28th day of December 1961, by and between the City of Riverside and the La Granada Water Company, as set forth on the schedule attached hereto and by this reference made a part hereof.

APPROVED AS TO ~~COMPARISON~~ ^{COMPARISON}

J. F. MANTENEK
Director of Public Works

By *[Handwritten signature]*
Assistant City Engineer

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Assistant Secretary thereunto duly authorized.

Dated: March 26, 1962

STATE OF CALIFORNIA }
COUNTY OF Riverside } SS.

On _____ before me, the undersigned, a Notary Public in and for said County and State, personally appeared Richard H. Millen known to me to be the Vice President, and L. E. Coffey, known to me to be Assistant secretary of the corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

LA GRANADA WATER COMPANY
By *[Handwritten signature]*
Richard H. Millen Vice President
By *[Handwritten signature]*
L. E. Coffey Asst. Secretary

WITNESS my hand and official seal.

(Seal) Signature *[Handwritten signature]*
ELEANOR R. JONES

Notary Public in and for said County and State
Oct. 25, 1965

Title Order No. _____

Escrow or Loan No. _____

LA GRANADA WATER COMPANY

SCHEDULE OF EASEMENTS

PARCEL 1:

All easements or rights of way or similar rights, including but not limited to prescriptive and inchoate rights, however acquired, now owned by the Grantor and used or useful in the production, transmission or distribution of water, or other purpose, together with any and all rights of ingress or egress or other rights or privileges acquired with or incidental to any and all of such easements or rights of way or similar rights, including but not limited to those located in or affecting or traversing any lands lying within or comprising the following tracts, to-wit:

- Camp Anza Subdivision Number 1, as per map recorded in Book 22, pages 81-82 of Maps, Riverside County.
- Anza Sierra Subdivision Number 1, as per map recorded in Book 23, page 69 of Maps, Riverside County.
- Anza Sierra Subdivision Number 2, as per map recorded in Book 25, page 63 of Maps, Riverside County.
- Sierra Foothill Subdivision Number 1, as per map recorded in Book 24, pages 62-63 of Maps, Riverside County.
- Sierra Foothill Subdivision Number 2, as per map recorded in Book 25, page 55 of Maps, Riverside County.
- Randolph Subdivision as per map recorded in Book 16, page 39 of Maps, Riverside County.
- Bixmill Tract, as per map recorded in Book 16, pages 28, 29, 30, 31, 32, 33 of Maps, Riverside County.
- Alcazar, as per map recorded in Book 16, pages 31, 32, 33, 34 of Maps, Riverside County.
- Lands of Riverside Land and Irrigating Company, as per map recorded in Book 1, page 70 of Maps, San Bernardino County.
- La Granada Tract, Book 12, pages 42 to 51 inclusive, of Maps, Riverside County, including specifically, but without in any way limiting the generality or effect of the foregoing, all of those certain easements, rights of way or similar rights granted to the Grantor, more particularly described as follows:

A. A right of way for a water pipeline over, under and across a portion of Lot 16 of Block 2 of Lands of Riverside Land and Irrigating Company as shown on a map recorded in Book 1, page 70 of Maps, records of San Bernardino County, California, within a strip of land 20 feet in width, 10 feet each side of the following described center line:

Beginning at a point 50 feet northwesterly of and at right angles to the centerline of Colorado Avenue (80 feet wide) and 13 feet southwesterly of and at right angles to the center line of Jackson Street (80 feet wide); thence northwesterly in a direct line to a point in the east line of Van Buren Street (60 feet wide) distant southerly 136.5 feet from an intersection of said east line with the easterly prolongation of the centerline of Lot D (Pueblo Avenue) as shown on map of Alcazar recorded in Book 16, pages 31, 32 and 33 and 34 of Maps, Records of Riverside County, the side lines to be prolonged or shortened to terminate in the northerly and easterly lines of said Lot 16.

B. A right of way for a water pipeline over, under and across that portion of Lots 9 and 10 in Block 2 of lands of Riverside Land and Irrigating Company, as shown on map recorded in Book 1, page 70 of Maps, San Bernardino County Records, by metes and bounds:

Beginning at the common corner of Lots 9 and 16 in said Block 2 on the westerly line of Jackson Street; thence southerly 55° 24' West, 1208.5 feet along the boundary between Lots 9 and 16 and between Lots 10 and 15 in Block 2 to Sierra Ranch line; thence Northerly 500.25 feet along said Ranch line; thence Northerly 55° 24' East,

A strip of land 15 feet in width, being 7.50 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Harold Street (Lot N) of said Camp Anza Subdivision No.1, which bears South $00^{\circ} 30' 30''$ West, 22.13 feet from the intersection of said centerline with the centerline of Richard Avenue, (Lot M) as shown on said map;

Thence North $83^{\circ} 10'$ West and parallel with the centerline of said Richard Avenue, 234.43 feet to the true point of beginning:

Thence North $83^{\circ} 10'$ West and parallel with the centerline of Richard Avenue (Lot M) 1304.42 feet;

Thence North $89^{\circ} 30'$ West and parallel with the centerline of Richard Avenue (Lot M) and said centerline extended westerly, 139.10 feet;

B. All that portion of Lots L and H of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Richard Avenue, which bears North $89^{\circ} 30'$ West, 21.00 feet from the intersection of said centerline with the centerline of Wohlstetter Street (Lot K) as shown on said map;

Thence South $00^{\circ} 30'$ West, 24.50 feet to the true point of beginning:

Thence North $89^{\circ} 30'$ West, and parallel with the centerline of Richard Avenue (Lot L) 995.99 feet to the westerly line of Jack Street (Lot H).

C. All those portions of Lots K, 279, 279-A and 279-B of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width being 5.00 feet, measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Richard Avenue, which bears South $89^{\circ} 30'$ East, 16.00 feet from the intersection of said centerline with the centerline of Wohlstetter Street (Lot K) as shown on said map;

Thence South $00^{\circ} 30'$ West, 29.50 feet to the southerly line of Parcel No.A above and the true point of beginning of the centerline to be described:

Thence South $00^{\circ} 30'$ West 807.77 feet to the southerly line of Lot 279-B as shown on said map. The westerly and easterly lines of said Parcel No.C shall be considered as extending to and terminating at their respective intersections with the said southerly line of Lot 279-E.

CC. All that portion of Lots K and CC of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width being 5.00 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Richard Avenue, which bears South $89^{\circ} 30'$ East 16.00 feet from the intersection of said centerline with the centerline of Wohlstetter Street (Lot K) as shown on said map;

Thence South $00^{\circ} 30'$ West 14.50 feet to the northerly line of Parcel A above and the true point of beginning of the centerline to be described;

Thence North $00^{\circ} 30'$ East 177.50 feet to a point 10.00 feet southerly of the northerly line of said Lot CC.

D. All that portion of Lots K and CC of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width being 5.00 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Richard Avenue which bears North $89^{\circ} 30'$ West, 16.00 feet from the intersection of said centerline with the centerline of Wohlstetter Street (Lot K) as shown on said map;

Thence South $00^{\circ} 30'$ West 14.50 feet to the northerly line of Parcel No.A above and the true point of beginning of the centerline to be described;

Thence North $00^{\circ} 30'$ East 177.50 feet to a point 10.00 feet southerly of the northerly line of said Lot CC.

E. All that portion of Lot 285 of said Camp Anza Subdivision No.1 described as follows:

A strip of land 10.00 feet in width being 5.00 feet measured at right angles on either side of the following described centerline:

Beginning at a point on the easterly line of said Lot 285 which bears South $00^{\circ} 30'$ West 176.15 feet from the northeasterly corner of said Lot 285;

Thence North $89^{\circ} 30'$ West, 179.90 feet;

Thence North $11^{\circ} 13' 30''$ West 144.70 feet;

Thence North $89^{\circ} 30'$ West 226.92 feet.

F. All that portion of Lot CC of said Camp Anza Subdivision No.1 described as follows:

A strip of land 10.00 feet in width, measured at right angles to and lying southerly of and adjacent to the northerly line of Lot CC as shown on said map, beginning at the northerly extension of the easterly line of Lot 284 as shown on said map and extending easterly and southeasterly to a line parallel to and 233.00 feet measured at right angles westerly of the northerly extension of the centerline of Harold Street (Lot N).

G. All that portion of Lot 285 of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline:

Beginning at a point on the westerly line of said Lot 285, which bears South $00^{\circ} 30' 30''$ West 34.47 feet from the northwest corner of Lot 285;

Thence South $89^{\circ} 30'$ East and parallel with the northerly line of Lot 285, 216.83 feet;

H. All that portion of Jack Street (Lot H) of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width being 5.00 feet, measured at right angles on either side of the following described centerline:

Commencing at a point on the center line of Jack Street which bears South $00^{\circ} 30'$ West 29.50 feet from the intersection of said centerline, and the centerline of Richard Avenue as shown on said map;

Thence North $89^{\circ} 30'$ West along the southerly line of Parcel No.B above, 16.00 feet to the true point of beginning;

Thence South $00^{\circ} 30'$ West and parallel with the centerline of Jack Street, 91.60 feet.

I. All that portion of Jack Street (Lot H) of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width being 5.00 feet measured at right angles on either side of the following described centerline:

Beginning at a point in the centerline of Richard Avenue, which bears North $89^{\circ} 30'$ West, 16.00 feet from the intersection of said centerline with the centerline of Jack Street as shown on said map;

Thence South $00^{\circ} 30'$ West and parallel with the centerline of Jack Street 19.50 feet.

J. All that portion of Jack Street (Lot H) and Lot 285 of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Jack Street (Lot H) which bears South $00^{\circ} 30'$ West, 116.10 feet, from the intersection of said centerline with the centerline of Richard Avenue;

Thence North $89^{\circ} 29' 30''$ West 21.00 feet to the true point of beginning;

Thence North $89^{\circ} 29' 30''$ West, 815.08 feet to the westerly line of Lot 285.

K. All that portion of Lot 285 of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline:

Commencing at a point on the centerline of Jack Street (Lot H) as shown on said map, which bears South $00^{\circ} 30'$ East, 116.10 feet from the intersection of said centerline with the centerline of Richard Avenue;

Thence North $89^{\circ} 29' 30''$ West, 632.49 feet;

Thence North $00^{\circ} 30' 30''$ East, 5.00 feet to the true point of beginning;

Thence North $00^{\circ} 30' 30''$ East, 66.38 feet;

Thence North $31^{\circ} 42'$ East 52.50 feet.

L. All that portion of Lots FF, M, GG and CC of said Camp Anza Subdivision No.1, described as follows:

Commencing at a point on the centerline of Crowell Street (Lot O) as shown on said map which bears North $00^{\circ} 30' 30''$ East, 326.00 feet from the intersection of said centerline with the centerline of Cypress Street as shown on said map;

Thence North $89^{\circ} 29' 30''$ West along the north line of said Lot 278-C and said line extended westerly 368.02 feet to the southeasterly line of Lot 279-B, and the true point of beginning:

Thence on a curve concave to the northwest having a radius of 180.00 feet through an angle of $39^{\circ} 55' 20''$ an arc distance of 125.42 feet, the initial radial line bears North $43^{\circ} 15' 10''$ West,

Thence North $06^{\circ} 49' 30''$ East along the westerly line of Lots FF and GG and said line extended northerly, 748.42 feet to the northeasterly line of said Lot CC;

Thence South $83^{\circ} 10'$ East along said northeasterly line of said Lot CC, 50.00 feet;

Thence South $06^{\circ} 49' 30''$ West along the easterly line of Lots GG and FF and said easterly line extended northerly, 748.37 feet;

Thence on a curve concave to the northwest having a radius of 230.00 feet, through an angle of $28^{\circ} 06' 23''$ an arc distance of 112.83 feet to the northerly line of said Lot 278-C;

Thence North $89^{\circ} 29' 30''$ West along the westerly extension of said northerly line of Lot 278-C 65.24 feet to the point of beginning.

M. All that portion of Lot 285 of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5 feet measured at right angles from the following described centerline:

Commencing at a point on the centerline of Jack Street (Lot H) as shown on said map, which bears South $00^{\circ} 30'$ West 116.10 feet from the intersection of the said centerline with the centerline of Richard Street;

Thence North $89^{\circ} 29' 30''$ West, 469.77 feet;

Thence South $00^{\circ} 30' 30''$ West 5.00 feet to the true point of beginning;

Thence South $00^{\circ} 30' 30''$ West, 78.53 feet.

N. All that portion of Lot CC of said Camp Anza Sub-division No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline: Commencing at the intersection of the centerlines of Arlington Avenue and Wohlstetter Street;
Thence South 00° 30' West along the centerline of said Wohlstetter Street, 55.00 feet;
Thence South 89° 30' East along the south line of said Lot CC 127.51 feet;
Thence South 83° 10' East 207.40 feet along the southwesterly line of said Lot CC to the true point of beginning.
Thence North 00° 50' East 25.14 feet to the northeasterly line of said Lot CC.

O. All that portion of Lots 292 and 291 of said Camp Anza Subdivision No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the northerly line of Lot 291, as shown by said map and extending across the full width of said Lot 291, further shown on said map as "Easement for Drainage Ditch".

P. The southerly 5.00 feet of Lot 289 of said Camp Anza Sub-division No.1, shown as "Easement for Drainage Ditch" on said map.

Q. All that portion of Lot 279-B of said Camp Anza Sub-division No.1, described as follows:

A strip of land 10.00 feet in width, being 5.00 feet measured at right angles on either side of the following described centerline: Commencing at a point on the centerline of Wohlstetter Street which bears North 00° 30' 30" East, 226.00 feet from the intersection of said centerline with the centerline of Cypress Avenue;
Thence South 89° 29' 30" East 40.00 feet to the true point of beginning;
Thence South 89° 29' 30" East 50.36 feet to the northwesterly line of Lot FF, shown as "Drainage Ditch" on said map.

PARCEL 3:

A permanent easement and right of way for a water line over, under, across and through the following described property:

A. Anza Sierra Tract Unit No.1. All of Lots A, B, C and D and the 5' P.U.E.'s as shown in Map Book 23, page 69 of Records of Riverside County, and being a subdivision of a portion of Lot 304 Camp Anza Subdivision No.1, as shown in Map Book 22, Page 81, Records of Riverside County.

B. Anza Sierra Tract Unit No.2. All of Lot A (Beejay Street) Lot B (Noble Street) and for sewer purposes the 5.00 feet and 10.00 feet easements as shown in Map Book 25, page 63 of Records of Riverside County, California, and being a subdivision of a portion of Lot 34 Camp Anza Subdivision No.1, as shown in Map Book 22, Page 81, Records of Riverside County, California.

C. Sierra Foothill Tract No.1. All of Lot A (Huron Ave.), Lot B (Milton Avenue), Lot C (Fox Avenue), Lot D (India Avenue), Lot E (Huron Avenue), Lot F (Challen Avenue), as shown in Map Book 24, page 63, Records of Riverside County, California, and being a subdivision of a portion of Alcazar Subdivision as shown in Map Book 16, pages 31 to 34.

D. Sierra Foothill Tract No.2. All of Lot G(Rutland Avenue), Lot H (Kent Avenue), Lot J(India Avenue), Lot K(Huron Avenue), Lot L(Huron Avenue), Lot M(Duncan Drive), Lot N(Duncan Drive), Lot P (Challen Avenue), and Lot Q (Huron Avenue) as shown in Map Book 25, page 55 of Records of Riverside County, California, being a subdivision of portions of Alcazar Subdivision as recorded in Map Book 16, pages 31 to 34, Riverside County Records, and portions of Sierra Foothill Tract as recorded in Map Book 24, pages 62 and 63 of Riverside County Records.

E. Camp Anza Subdivision No.1. All of Lot A (Philbin Avenue), Lot AA(Crowell Street), Lot B (West Trey Avenue); Lot BB(Van Buren Street), Lot C(Chapel Street), Lot CC(Arlington Ave.), Lot D (Cypress Avenue portion), Lot E (Beau Ave.), (Abandoned), Lot F (Rutland Avenue), Lot C(Philip Avenue), Lot H(Jack Street), (Abandoned), Lot I (Challen Street), Lot J(Picker Street), Lot K (Wohlstetter Street), Lot L (Richard Street)(Abandoned), Lot M(Richard Street(Portion abandoned), Lot N(Harold Street), Lot O(Crowell Street), Lot P (Cypress Avenue), Lot Q(Challen Avenue), Lot R(Janet Avenue), Lot S(Janet Avenue) Lot T(Trey Avenue), Lot U(Picker Street), Lot V(Wohlstetter Street), Lot W(Warren Street), Lot X(Janet Street), Lot Y(Janet Street), Lot Z (East Trey Avenue); as said lots are shown on map of Camp Anza Subdivision No.1, recorded in Book 22, pages 81 and 82 in the office of the County Recorder of the County of Riverside, State of California, and all the easements shown by dotted lines and designated "5' P.U.E." "10' P.U.E.", "12' P.U.E.", and "17' P.U.E.", as shown on said map.

PARCEL 4:

An easement 10 feet in width, the centerline of which is described as follows:

Beginning at the southeasterly corner of Lot 36; thence northerly and along the easterly line of Lot 36 a distance of 140.00 feet; thence easterly and parallel to the northerly line of Lot 24 a distance of 300.00 feet to the easterly line of Lot 24; thence southerly and along the easterly line of Lot 24 a distance of 140.00 feet to the northerly line of Janet Avenue (Lot S) as shown on said map.

PARCEL 5:

An easement 10 feet in width, the centerline of which is described as follows: Beginning at the southeast corner of Lot 225; thence northerly and along the easterly line of Lot 225 a distance of 140.00 feet; thence easterly and parallel to the northerly line of Lot 238 a distance of 300.00 feet to the east line of Lot 238; thence southerly and along the east line of Lot 238 a distance of 140 feet to the northerly line of Janet Avenue (Lot Y) as shown on said map.

PARCEL 6:

An easement 10 feet in width the centerline of which is described as follows: Commencing at the southeast corner of Lot 286; thence northerly and along the easterly line of Lot 286 a distance of 195 feet to the true point of beginning; thence westerly and parallel to the south line of Lots 286, 287 a distance of 496 feet to the east line of Rutland Avenue (Lot F).

PARCEL 7:

An easement 20 feet in width described as follows: the westerly 20 feet of Lot 284.

PARCEL 8:

A permanent easement and right of way for a water line over, under, across and through the following described property:

Beginning at the intersection of the centerlines of Philbin Avenue and Rutland Avenue, as shown on the map of Camp Anza Sub-division No.1 on file in Book 22, page 81 of Maps, records of Riverside County, California; Thence South 00° 30' 30" West, a distance of 302.77 feet; thence southeasterly on a curve concave to the northeast having a radius of 400 feet through an angle of 28° 00', a distance of 195.48 feet; thence South 27° 29' 30" East a distance of 360.12 feet; thence South 62° 30' 30" West a distance of 30 feet; thence North 27° 29' 30" West a distance of 41 feet; thence North 62° 30' 30" East a distance of 10 feet; thence North 27° 29' 30" West a distance of 319.12 feet; thence northwesterly on a curve concave to the northeast having a radius of 420.00 feet through an angle of 28° 00' a distance of 205.25 feet; thence North 00° 30' 30" East a distance of 302.77 feet to a point on the centerline of said Philbin Avenue; thence South 89° 29' 30" East along the centerline of said Philbin Avenue, a distance of 20 feet to the point of beginning.

PARCEL 9:

Right of way for installation and maintenance of water pipe lines contained in:

1. That permit issued to the United States of America by the City of Riverside pursuant to Resolution No. 3770 adopted by the City Council of the City of Riverside on December 21, 1943, and approved by the Mayor of the City of Riverside the same date;

2. That permit issued to the United States of America by the City of Riverside pursuant to Resolution No. 3771 adopted by the City Council of the City of Riverside on December 21, 1943, and approved by the Mayor of the City of Riverside the same date.

PARCEL 10:

An easement for road purposes across Lots 15 and 16 in Block 32 of the La Granada Tract, as shown by map on file in Book 12, pages 42 to 51 inclusive of Maps, records of Riverside County, California, said easement being 20 feet in width, the side lines of which are to be prolonged or foreshortened as necessary to meet the terminating lines; said side lines lying 10 feet on either side, measured at right angles, from the following described centerline:

Commencing at the most easterly corner of Parcel A Reservoir Site of the Anza Water Company, as recorded in Book 1693 page 277 of Official Records of Riverside County, California; thence South 35° 50' 05" West a distance of 10.71 feet to the true point of beginning; thence South 33° 14' 55" East along the centerline of said easement a distance of 130.76 feet to the beginning of a tangent curve to the right, having a central angle of 136° 40' 30" and a radius of 40 feet; thence along said curve to the right, 95.42 feet to the end thereof; thence North 76° 34' 25" West a distance of 79.30 feet to a point in the southeasterly line of said Parcel A Reservoir Site, said line having a bearing of North 11° 23' West and a length of 114.49 feet, said point being North 11° 23' West, a distance of 46.64 feet from the southerly end of said last mentioned line.

The above mentioned easement shall be subject to termination at the option of the Grantor, provided that Grantor grants to Anza Water Company an easement in lieu of the above mentioned easement which will provide a reasonable means of ingress and egress to Anza Water Company to the above mentioned reservoir site of the Anza Water Company, or such reasonable means of ingress and egress are made available by means of streets or roads dedicated to the public use.

PARCEL 11:

An easement for water pipe line over, under and across and for road purposes across the following described property:

Lots 9 to 15 inclusive, Block 32 of the La Granada Tract, according to map thereof as recorded in Book 12 of Maps, at pages 42 to 51 inclusive, Records of Riverside County, California, said easement being 60 feet in width, the side lines of which are to be prolonged or foreshortened as necessary to meet the terminating lines; said side lines lying 30 feet on either side, measured at right angles from the following described centerline:

Commencing at a point in the westerly line of Lot 14, Block 32 of said Tract, distant thereon North $54^{\circ} 09' 55''$ West, 92.47 feet from the southwesterly corner thereof; thence from said point South $54^{\circ} 09' 55''$ East, a distance of 5.00 feet; thence North $35^{\circ} 50' 05''$ East, 120.00 feet; thence South $54^{\circ} 09' 55''$ East, 178.00 feet; thence North $35^{\circ} 50' 05''$ East, 30.00 feet to the true point of beginning; thence North $54^{\circ} 09' 55''$ West (said bearing being shown as South $54^{\circ} 15'$ East on construction plans for Anza Water Company Pipe line,) along the centerline of said easement a distance of 395.36 feet; thence northerly along the arc of a 400 foot radius curve, concave to the northeast and tangent to the last described line through an angle of $32^{\circ} 00' 00''$ for an arc length of 223.40 feet; thence North $22^{\circ} 15'$ West for a distance of 33.85 feet; thence northerly along the arc of a 700 foot radius curve concave to the southwest and tangent to the last described line through an angle of $32^{\circ} 00' 00''$ for an arc distance of 390.95 feet; thence North $54^{\circ} 09' 55''$ West, (Said bearing being shown as South $54^{\circ} 15'$ East on construction plans for Anza Water Company pipeline), to the southerly line of Wells Avenue as located in deed to said County, recorded in Book 1694 at page 116 of Official Records of Riverside County, California.

PARCEL 12:

An easement 10 feet in width, the centerline of which is described as follows:

Commencing at the southeast corner of Lot 286; thence North $00^{\circ} 30' 30''$ East a distance of 195 feet to the true point of beginning; thence westerly and parallel to the south line of Lots 286, 287, a distance of 496 feet to the east line of Rutland Avenue (Lot F).

PARCEL 13:

Easements over the following described real properties heretofore granted to the La Granada Water Company for the purpose of maintaining water transmission facilities in accordance with the terms and provisions of the respective grants thereof.

A. Lots EE and FF as shown on Map of Camp Anza Subdivision No.1 recorded in Book 22, pages 81 and 82 of Riverside County Records, Riverside, California;

EXCEPTING THEREFROM that portion of Lot FF described as follows: Commencing at a point on the centerline of Crowell Street (Lot O) as shown on map of Camp Anza Subdivision No.1, in Book 22, pages 81 and 82 of Riverside County Records, said centerline bears North $00^{\circ} 30' 30''$ East, 326.00 feet from the intersection of said centerline with the centerline of Cypress Avenue (Lot P) as shown on said map; thence North $89^{\circ} 29' 30''$ West along the north line of said Lot 278-C and said line extended westerly 368.02 feet to the southeasterly line of Lot 279-B and the true point of beginning;

Thence on a curve concave to the northwest having a radius of 180.00 feet through an angle of $39^{\circ} 55' 20''$, an arc distance of 125.42 feet, the initial radial line bears North $43^{\circ} 15' 10''$ West; thence North $06^{\circ} 49' 30''$ East along the westerly line of Lot FF 542.42 feet to the northwest corner of said Lot FF; thence South $83^{\circ} 10'$ East and along

the north line of said Lot FF a distance of 50.00 feet; thence South 06° 49' 30" West along the easterly line of Lot FF a distance of 542.37 feet; thence on a curve concave to the northwest having a radius of 230.00 feet, through an angle of 28° 06' 23", an arc distance of 112.83 feet to the northerly line of said Lot 278-C; thence North 89° 29' 30" West along the westerly extension of the northerly line of Lot 278-C 65.24 feet to the point of beginning.

B.

A strip of land ten feet in width, the centerline of which is described as follows:

Beginning at a point on the west line of Rutland Avenue, which is 120 feet north of the centerline of Arlington Avenue, as shown on map of Arlington North Subdivision No.1 and recorded in Book 26, pages 38, 39 and 40 of Maps, Records of Riverside County, California; thence North 11° 34' West 1186 feet to a 6" gate valve; thence North 17° 39' West 433 feet; thence North 31° 39' West 1931 feet, more or less, to the centerline of a thirty foot easement, as previously shown in the description for a sewer easement for the Anza Utility Company, and dated April 13, 1955.

The above mentioned easement shall be subject to termination at the option of the Grantor provided the Grantor grants to La Granada Water Company, its successors or assigns, an easement in lieu of the above mentioned easement which would provide a reasonable substitution of the above mentioned easement, or provided such reasonable substitution is made available by means of streets or roads dedicated to the public use.

C.

An easement 10 feet in width the centerline of which is described as follows: being all that portion of Lot 23 Bixmill Tract, as recorded in Book 16 of Maps, pages 28 to 30, inclusive, Records of Riverside County, California, more particularly described as follows:

Beginning at a point on the south line of Lot 251 Arlington North Subdivision No.1, as recorded in Book 26 of Maps, pages 38 to 40 inclusive, Records of Riverside County, California, said point being North 89° 30' West 5 feet from the southeasterly corner of said Lot 251; thence along a line parallel to the westerly line of land deeded to the "Old Time Faith, Inc" recorded December 19, 1950, in Book 1229, page 189, Official Records of Riverside County, California, and 5 feet distant therefrom, and bearing South 2° 58' West 372 feet, more or less, to the northerly line of Arlington Avenue as shown on said map of Arlington North Subdivision No.1.

D.

A twelve foot parcel in width, six feet on either side of the common lot line between Lots 74 and 75 in Sierra Downs Tract No.2 as recorded in Book 32, pages 96 and 97 of Maps, Records of Riverside County, California.

E.

A twelve foot parcel in width, being a portion of Lot 10, Block 35 of the La Granada Tract as recorded in Book 12, pages 42 to 51 inclusive of Maps, records of Riverside County, California, which 12 foot parcel lies westerly of and parallel and contiguous to the following described line:

Beginning at the northwest corner of Lot 1 Sierra Downs Tract No.1, as recorded in Book 31, page 69 of Maps, Records of Riverside County, California; thence South 5° 41' 34" East 80.48 feet to the northerly line of Wells Avenue, as shown on said map of Sierra Downs #1.

F. That portion of Lot 10, Block 35 La Granada Tract as recorded in Book 12, pages 42 to 51 inclusive, of Maps, Records of Riverside County, California, described as follows:

Beginning at the northwest corner of Lot 1 Sierra Downs Tract No.1, as recorded in Book 31, page 69 of Maps, Records of Riverside County, California; said point being also the southeast corner of Lot 74 Sierra Downs Tract No.2, as recorded in Book 32, pages 96 and 97 of Maps, Records of Riverside County, California; thence along the south line of said Lot 74, North $84^{\circ} 00'$ West 20 feet; thence South $5^{\circ} 41'34''$ East 40 feet; thence South $84^{\circ} 00'$ East 20 feet to the westerly line of said Lot 1 Sierra Downs Tract No.1; thence North $5^{\circ} 41'34''$ West 40 feet to the point of beginning.

G. Being all that portion of Lot 23 Bixmill Tract as per map recorded in Book 16 of Maps, page 30, Records of Riverside County, California, more particularly described as follows:

Beginning at the intersection of the northerly line of Lot "N" of said Bixmill Tract and the westerly line of that land deeded to the Old Time Faith, Inc. by deed recorded December 19, 1950, in Book 1229, page 183, Official Records of said County; thence easterly along the northerly line of said Lot "N" a distance of 167.89 feet to the true point of beginning; thence along the following described line, said line being the centerline of a 10 foot easement, lying five feet on either side of said centerline; thence North $1^{\circ} 04'$ East 315.07 feet, more or less, to the northerly line of that parcel shown on a Record of Survey, as recorded in Book 20, page 54, Records of Survey of Riverside County, California.

H. Being all that portion of Lot 23 Bixmill Tract as per map recorded in Book 16 of Maps, page 3, Records of Riverside County, California, more particularly described as follows:

Beginning at the intersection of the northerly line of Lot "N" of said Bixmill Tract and the westerly line of that land deeded to the Old Time Faith, Inc. by deed recorded December 19, 1950, in Book 1229, page 183, Official Records of said County; thence easterly along the northerly line of said Lot "N" a distance of 167.89 feet; thence North $1^{\circ} 04'$ East 147.07 feet to the true point of beginning; thence along the following described line, said line being the centerline of a ten foot easement, lying five feet on either side of said centerline; thence South $88^{\circ} 56'$ East 41 feet, more or less, to the easterly line of that parcel as shown on a Record of Survey, recorded in Book 20, page 54, Records of Survey of Riverside County, California.

I. A strip of land 12 feet in width, the centerline of which is described commencing with the true point of beginning hereinafter referred to and described as follows:

Beginning at the centerline intersection of Arlington Avenue and Van Buren Street as shown on the map of Camp Anza Subdivision No.1 as recorded in Book 22, pages 81 and 82 of Maps, Records of Riverside County, California; thence along the centerline of Arlington Avenue North $89^{\circ} 40'$ West 20 feet; thence continuing along the centerline of Arlington Avenue North $83^{\circ} 10'$ West 568 feet; thence South $0^{\circ} 30'30''$ West 65 feet, more or less, to the southerly right of way line of Arlington Avenue, as deeded to the County of Riverside by quitclaim deed recorded in Book 2516, page 35, Official Records of Riverside County, California, said point being also the true point of beginning; thence South $0^{\circ} 30' 30''$ West 357 feet; thence North $89^{\circ} 29'30''$ West 61 feet, more or less, to a point which is South $89^{\circ} 29'30''$ East 6 feet from the easterly right of way line of Harold Street; thence along a line which is parallel to and 6 feet distant easterly therefrom, South $0^{\circ} 30'30''$ West 155 feet, more or less, to the beginning of a curve; thence curving to the left parallel to and six feet distant from the northeasterly right of way line of Harold Street in a southeasterly direction a distance of 177 feet, more or less, to a point of reverse curvature; thence

curving to the right, parallel to and six feet distant from, the northeasterly right of way line of Harold Street, and continuing in a southeasterly direction a distance of 125 feet.

J. A strip of land ten feet in width, the centerline of which is described as follows:

Commencing at the northeasterly corner of Lot 103 of Model Subdivision Unit No. 5, as shown in Book 34, page 54 of Maps, Records of Riverside County, California; thence South $69^{\circ} 38'$ West 162.00 feet to the true point of beginning of the easement to be described; thence North $31^{\circ} 39'$ West 1564 feet, more or less, to the centerline of a thirty foot easement, as previously shown in the description for a sewer easement for the Anza Utility Company and dated April 13, 1955.

K. All that portion of real property described as follows:

Being a subdivision of La Sierra Ranch as shown in Map Book 6, page 70 of Riverside County Records, Riverside, California, described as follows:

Commencing at the southeast corner of Section 36; thence North $32^{\circ} 28'$ West 1182.8 feet; thence North $89^{\circ} 36'$ East to the true point of beginning; thence southerly a right of way ten feet in width, the centerline of which is described as follows: a line 5 feet westerly of and paralleling the Arlington Mira Loma Freeway right of way, a distance of 700 feet, more or less; thence easterly 90° a distance of 5.0 feet to a point on the west line of the Arlington Mira Loma Freeway.

In addition to the foregoing rights and not in any way a limitation thereof, V.G. Vial and Clara Vial further grant to Anza Water Company, its successors and assigns, the right of ingress and egress across the following described real property in order to exercise the rights referred to in paragraph 1 above;

Being a subdivision of La Sierra Ranch as shown in Map Book 6, page 70 of Riverside County Records, Riverside, California, described as follows:

Beginning at the southeast corner of Lot 37; thence westerly a distance of 10 feet; thence northerly 90° a distance of 10 feet; thence easterly 90° a distance of 9 feet, more or less, to a point on the easterly line of Lot 37; thence southerly and along the easterly line of Lot 37 to the point of beginning.

L. A strip of land 30 feet in width, being 15.00 feet measured at right angles on either side of the following described centerline:

Commencing at the southwest corner of Lot 19 of Sierra Highlands Tract as shown by map on file in Book 28, page 24 of Maps, records of Riverside County, California; thence North $27^{\circ} 29' 30''$ West and along the westerly line of said Lot 19 a distance of 62.00 feet to the intersection of the common boundary line between Lots 18 and 20 as shown on said map, said point being the true point of beginning of the easement to be described; thence North $62^{\circ} 30' 30''$ East, 110.00 feet to the easterly line of Lot 19, said point being also on the westerly line of Rutland Avenue.

In addition to the foregoing rights and not in any way a limitation thereof, Anza Realty Company further grants to La Granada Water Company, its successors and assigns, the right of ingress and egress across the above described real property in order to exercise the rights referred to in paragraph (1) above.

924.52 feet to the westerly line of Jackson Street; thence southerly $34^{\circ} 34'$ east, along the westerly line of Jackson Street, 411.65 feet to the point of beginning.

Said right of way lies within a strip of land 20 feet in width, 10 feet on each side of the following described line:

Beginning at a point 50 feet northwesterly of and at right angles to the center line of Colorado Avenue (80 feet wide) and 13 feet southwesterly of and at right angles to the center line of Jackson Street (80 feet wide); thence northwesterly in a direct line to a point in the east line of Van Buren Street (60 feet wide), distant southerly 136.5 feet from an intersection of said east line with the easterly prolongation of the centerline of Lot D (Pueblo Avenue) as shown on map of Alcazar, recorded in Book 16, pages 31, 32 and 33 of Maps, Records of said Riverside County; the side lines to be prolonged or shortened to terminate in the southeasterly and northwesterly lines of the property of the vestee, containing 0.23 acres, more or less.

C. A right of way for a water pipeline over, under and across that portion of Lots 9 and 10 in Block 2 of the lands of the Riverside Land and Irrigating Company as shown on map recorded in Book 1, page 70 of Maps, San Bernardino County Records, by metes and bounds:

Beginning at the common corner of Lots 8 and 9 on Jackson Street; thence South $34^{\circ} 34'$ East 250.15 feet along the westerly line of Jackson Street; thence South $55^{\circ} 24'$ West, 924.52 feet to the Sierra Ranch Line; thence North 302 feet along the Sierra Ranch Line to common corner of Lots 8 and 10 in said Block 2; thence North $55^{\circ} 24'$ East, 751.3 feet along common boundary line between Lots 10 and 8 and 9 and 8 to the point of beginning. Said right of way lies within a strip of land 20 feet in width, 10 feet on each side of the following described lines:

Beginning at a point 50 feet northwesterly of and at right angles to the center line of Colorado Avenue (80 feet wide) and 13 feet southwesterly of and at right angles to the centerline of Jackson Street (80 feet wide); thence northwesterly in a direct line to a point in the east line of Van Buren Street (60 feet wide), distant southerly 136.5 feet from an intersection of said east line with the easterly prolongation of the center line of Lot D (Pueblo Avenue) as shown on map of Alcazar recorded in Book 16, pages 31, 32 and 33 of Maps, records of said Riverside County; the side lines to be prolonged or shortened to terminate in the southeasterly and westerly lines of the property of the vestees.

PARCEL 2:

So much of that certain easement, together with the right of ingress and egress for the purpose of constructing, laying, maintaining, repairing and operating water lines, sewer lines and drainage ditches now in place, and all rights of way for such purpose in, over, along, across and through such portions of Camp Anza Subdivision #1, as shown by map on file in Book 22, pages 81 and 82 of Maps, Records of Riverside County, California, reserved unto Anza Realty Company in that certain instrument recorded as No. 25434, June 17, 1952, in the office of the County Recorder, Riverside County, California, as pertains to an easement together with the right of ingress and egress for the purpose of constructing, laying, maintaining, repairing and operating water lines now in place and all rights of way for such purposes in, over, along, across and through such portions of Camp Anza Subdivision #1, as shown by map on file in Book 22, pages 81 and 82 of Maps, records of Riverside County, California, more particularly described by metes and bounds as follows:

A. All those portions of Lots M and K of said Camp Anza Subdivision No. 1, described as follows: